

**CITY PLANNING COMMISSION PUBLIC HEARING NOTICE**

**TUESDAY, MAY 24, 2016**

**PUBLIC HEARING: 1:30 P.M. CITY COUNCIL CHAMBER  
(CITY HALL - 1E07)**

**THE CITY PLANNING COMMISSION IN ACCORDANCE WITH PROVISIONS OF ARTICLE 4 OF THE COMPREHENSIVE ZONING ORDINANCE 4,264 M.C.S., AS AMENDED, WILL HOLD A PUBLIC HEARING ON MAY 24, 2016 IN THE CITY COUNCIL CHAMBER (CITY HALL - 1E07) ON THE FOLLOWING PROPOSED AMENDMENTS TO THE COMPREHENSIVE ZONING LAW OF THE CITY OF NEW ORLEANS.**

**ZONING DOCKET 047/16** – Request by STATE OF LOUISIANA NON-FLOOD PROTECTION ASSET MANAGEMENT AUTHORITY for Conditional Uses to permit an amusement facility (outdoor), a bar, a live performance venue, live entertainment (secondary use), and the retail sales of packaged alcoholic beverages in a C-2 Auto-Oriented Commercial District, an ENORC Eastern New Orleans Renaissance Corridor Use Restriction Overlay District, and a CT Corridor Transformation Design Overlay District, on Parcels P, L, and remainder parcel, South Shore Harbor, in the Third Municipal District, bounded by Stars & Stripes Boulevard, the Norfolk Southern Railroad right-of-way, South Shore Harbor Marina, and Lake Pontchartrain. The municipal address is 6701 STARS AND STRIPES BOULEVARD. (PD 9)

**ZONING DOCKET 048/16** – Request by JAMES J. MANSON JR., ADRIAN A. MANSON AND YANCEY MANSON GROUP, LLC for a Conditional Use to permit a car wash in a C-2 Auto-Oriented Commercial District, an SC Suburban Corridor Use Restriction Overlay District and a CT Corridor Transformation Design Overlay District and the rescission of Ordinance No. 13,765 MCS (Zoning Docket 89/89), on a portion of Lots 3 and 4 on an undesignated square, Cazeldard Plantation, in the Fifth Municipal District, bounded by Mac Arthur Boulevard, General De Gaulle Drive, and Halsey Avenue. The municipal address is 3600 GENERAL DE GAULLE DRIVE. (PD 12)

**ZONING DOCKET 049/16** – Request by HENRY D. FAIRBANKS for a Text Amendment to the Comprehensive Zoning Ordinance to add “Bed and Breakfast-Principal” as a Conditional Use in the HU-RD2 Historic Urban Two-Family Residential District.

**ZONING DOCKET 050/16** – Request by CITY COUNCIL MOTION NO. M-16-107 to rescind Ordinance No. 13,369 MCS (Zoning Docket 16/89-establishing an “RPC Residential Planned Community”) as the RPC as written in 1989 is obsolete and no longer necessary under the current zoning laws and should be removed from the Official Zoning Map, on Square 2, Lots A-J, and Square 3, Lots A-G (Proposed lots 1-21), in the Third Municipal District, bounded by Warrington Drive, Filmore, Saint Anthony and Mirabeau Avenues. The municipal address of Square 3 is 1917

MIRABEAU AVENUE. Square 2 has MULTIPLE MUNICIPAL ADDRESSES.  
(PD 6)

**ZONING DOCKET 051/16** – Request by CITY COUNCIL MOTION NO. M-16-119 for a Conditional Use to permit the retail sale of packaged alcoholic beverages for off-premises consumption at a proposed gas station in a C-3 Heavy Commercial District, the CT Corridor Transformation Design Overlay District, and the Eastern New Orleans Renaissance Corridor Use Restriction Overlay District, on Square 24, Lot 7G-8-A-1 (the portion of said lot pending resubdivision application as Lot 7H1B) Lakratt Tract, Section 23, in the Third Municipal District, bounded by Lake Forest and Read Boulevards, I-10 Service Road and Plaza Drive. The municipal address is 5700 READ BOULEVARD. (PD 9)

**ZONING DOCKET 052/16** – Request by CITY COUNCIL MOTION NO. M-16-111 for a Text Amendment to the Comprehensive Zoning Ordinance regarding the GPD General Planned Development District uses, to allow all of the uses currently allowed in the S-RS Suburban Single-Family Residential District, including the applicable Site Design Standards, Bulk and Yard Regulations, Building Design Standards and General Standards of Applicability, as defined by Article 13 of the Comprehensive Zoning Ordinance, in Planning Districts 12 and 13, for lots under five (5) acres, as a Conditional Use and the designation of such on the corresponding use charts and zoning maps.

**ZONING DOCKET 053/16** – Request by WVH INVESTMENTS LLC for a Zoning Change from an HU-RD2 Historic Urban Two-Family Residential District to an HU-MU Historic Urban Neighborhood Mixed-Use District, on Square 601, Lots A and B, in the Third Municipal District, bounded by Desire, North Robertson, Gallier, and North Villere Streets. The municipal addresses are 1439-1441 DESIRE STREET. (PD 7)

THE CITY PLANNING COMMISSION, IN ACCORDANCE WITH ARTICLE 4 OF THE COMPREHENSIVE ZONING ORDINANCE 4,264 MCS AS AMENDED, WILL HEAR PROPONENTS AND OPPONENTS TO THE ABOVE PROPOSED CHANGES TO THE COMPREHENSIVE ZONING LAW OF THE CITY OF NEW ORLEANS. ALL INTERESTED PARTIES ARE ENCOURAGED TO ATTEND AND ALL RELEVANT COMMENTS CONCERNING THE PROPOSED CHANGES ARE ENCOURAGED. THE CPC HAS ESTABLISHED PUBLIC HEARING RULES WITHIN ITS ADMINISTRATIVE RULES, POLICIES, & PROCEDURES, WHICH ARE AVAILABLE ON THE CPC WEBSITE: [WWW.NOLA.GOV/CPC](http://WWW.NOLA.GOV/CPC). YOU MAY ALSO SUBMIT WRITTEN COMMENTS TO THE EXECUTIVE DIRECTOR IN ADVANCE BY MAIL (1300 PERDIDO STREET, 7<sup>TH</sup> FLOOR, NEW ORLEANS, LA 70112) OR EMAIL [CPCINFO@NOLA.GOV](mailto:CPCINFO@NOLA.GOV). ALL WRITTEN COMMENTS MUST BE RECEIVED BY CLOSE OF BUSINESS ON THE MONDAY, EIGHT DAYS PRIOR TO THE HEARING DATE.

May 04, May 11 and May 18, 2016

Robert Rivers, Executive Director

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